

**AGENDA**  
**ZONING REVIEW BOARD**  
**OCTOBER 14, 2010**  
**6:00 P.M., CITY HALL, COUNCIL CHAMBERS, SECOND FLOOR**

**NEW CASES:**

1. **Z-10-20-** An Ordinance by Council Members Michael Julian Bond, Aaron Watson, Joyce Shepherd, Ivory Young, Jr., Cleta Winslow and H. Lamar Willis to amend the 1982 Atlanta Zoning Ordinance, as amended, by amending the use chart for SPI-11 Vine City & Ashby Station Special Public Interest District Regulations so as to provide that two-family dwellings are not permitted principal uses within Subareas 1, 2, 3, 4, 5, 6, 7, 8, 8, 10, 11 & 12; so as to provide that rooming houses are not permitted principal uses within Subareas 1, 2, 3, 4, 5, 6, 7, 8, 8, 10, 11 & 12; so as to provide that additionally shelters are not permitted principal uses within Subarea 3; and for other purposes.
2. **Z-10-21-** An Ordinance to rezone property from the PD-H (Planned Development-Housing) District/Beltline Overlay District to the MR-3 (Multifamily Residential) District/Beltline Overlay District property located at **764 Highland Avenue, N.E.**, fronting approximately 122 feet on the north side of Highland Avenue beginning approximately 157 feet from the Northeast corner of Alaska Avenue. Depth: varies. Area: approximately 4.858 acres. Land Lot 19. 14<sup>th</sup> District, Fulton County, Georgia.  
OWNER: RESIDENTIAL RECOVERY FUND, LLC  
APPLICANT: STACY PATTON (FOR RESIDENTIAL RECOVERY FUND LLC)  
NPU-M COUNCIL DISTRICT 2

**DEFERRED CASES:**

3. **Z-10-09-**An Ordinance to rezone property from the R-4 (Single Family) Residential District to the PD-H (Planned Development-Housing) District property located at **972 BERNE STREET and 610 and 614 VERNON AVENUE, S.E.**, fronting approximately 50 feet on the north side of Berne Street beginning approximately 223 feet from the northeast corner of Vernon Avenue. Depth: approximately 349 feet. Area: approximately 1.68 acres. Land Lot 11. 14<sup>th</sup> District, Fulton County, Georgia.  
OWNER: BEULAH HEIGHTS UNIVERSITY  
APPLICANT: MICHAEL A. HAPONSKI  
NPU-W COUNCIL DISTRICT 1
4. **Z-10-16-** An Ordinance to rezone property from the R-4 (Single Family Residential) District/Beltline Overlay District to the MR-3 (Multifamily Residential) District/Beltline Overlay District, for property located at **403 MONTGOMERY FERRY DRIVE, N.E.** Property fronting approximately 65.13 feet on the southeastern side of Montgomery Ferry Drive beginning 451.24 feet from the southwestern corner of Monroe Dive. Depth: approximately 150 feet. Area: approximately 0.22 acres. Land Lot 56, 17<sup>th</sup> District, Fulton County, Georgia.  
OWNER: SARAH E. ASHTON  
APPLICANT: SARAH E. ASHTON  
NPU F COUNCIL DISTRICT 6

5. **U-10-20**-An Ordinance granting a Special Use Permit for a **CHURCH** pursuant to Section 16-06.005 (1)(c) property located at **3267 AND 3309 JONESBORO ROAD, S.E.**, fronting approximately 508 feet on the west side of Jonesboro Road beginning 132.60 feet from the intersection of Jonesboro Road and Macedonia Road. Depth: varies. Area: approximately 3.29 acres. Land Lots 34 and 35, 14<sup>th</sup> District Fulton County, Georgia.  
OWNER: WILLIE W. WILLIAMS  
APPLICANT: WILLIE W. WILLIAMS  
NPU-Z COUNCIL DISTRICT 12
6. **U-10-25**- An Ordinance granting a Special Use Permit under the provisions of Section 16-06A.005 (1)(g) for a **PERSONAL CARE HOME**, property located at **505 JAMES P. BRAWLEY DRIVE, S.W.**, fronting approximately 100 feet on the north side of Kennedy Street and approximately 98 feet on the east side of James P. Brawley Drive. Depth: varies. Area: approximately 0.224 acres. Land Lot 111, 14<sup>th</sup> District, Fulton County, Georgia.  
OWNER: HAKIM ALLADIN  
APPLICANT: SHIRLEY A. BARKER  
NPU L COUNCIL DISTRICT 3
7. **U-10-26**- An Ordinance granting a Special Use Permit under the provisions of Section 16-06.005 (1)(g) for a **PERSONAL CARE HOME**, property located at **1928 VELMA STREET, S.E.**, fronting approximately 249 feet on the east side of Velma Street and approximately 240 feet on the west side of Turner Road. Depth: varies. Area: approximately 1.50 acres. Land Lot 7, 14<sup>th</sup> District, Fulton County, Georgia.  
OWNER: SOUL HARVEST MIRACLE REVIVAL MINISTRY  
APPLICANT: RONNIE JOHNSON  
NPU Z COUNCIL DISTRICT 1
8. **U-10-29**- An Ordinance granting a Special Use Permit under the provisions of Section 16-17.005 (1)(c) and 16-36.008 (2) for an **AUTOMOBILE SALVAGE YARD**, property located at **804-840 Woodrow Street, S.W.** fronting approximately 780 feet on the south side of Woodrow Street and approximately 100 feet west of the intersection of Woodrow Street and Allene Avenue. Depth: varies. Area: approximately 3.87 acres. Land Lot 106, 14<sup>th</sup> District, Fulton County, Georgia.  
OWNER: BARRY W. GOREN  
APPLICANT: CHARLES D. SMITH  
NPU S COUNCIL DISTRICT 12
9. **Z-10-12**-An Ordinance to rezone from the R-5 (Two-Family Residential) District to the NC-7 (Existing Traditional Neighborhood) District, property located at **287 and 289 Little Street, S.E. and 288 Grant Park Place, S.E.**, fronting approximately 120 feet on the east side of Hill Street, approximately 53.50 feet on the north side of Grant Park Place and approximately 53.5 feet on the south side of Little Street. Depth: varies. Area: approximately 0.15 acres. Land Lot 43. 14<sup>th</sup> District, Fulton County, Georgia.  
OWNER: THOMAS "T.L." LEE SPANGLER  
APPLICANT: DOUGLAS A. LUEDER  
NPU-W COUNCIL DISTRICT 1

**END OF AGENDA**